

**NOTICE OF POSSIBLE COUNCIL QUORUM OF THE BUCKEYE TOWN COUNCIL:**  
**In accordance with Title 38, Chapter 3, Article 3.1, Arizona Revised Statutes, a majority of the Town Council may attend the regular meeting of the Buckeye Community Planning and Development Board scheduled for Tuesday, February 28, 2006. Council members may participate in the discussion of any item on the agenda.**

**TOWN OF BUCKEYE  
COMMUNITY PLANNING AND DEVELOPMENT BOARD  
TOWN COUNCIL CHAMBERS  
100 NORTH APACHE ROAD / BUCKEYE, ARIZONA 85326**

**REGULAR MEETING AGENDA**

**February 28, 2006**

**7:00 P.M.**

Accessibility for all persons with disabilities will be provided upon request. Please telephone your accommodation request (623.386.8299) seventy-two (72) hours in advance if you need a sign language interpreter or alternate material for visual or hearing impairments.

**AGENDA ITEM:**

1.	CALL TO ORDER						
2.	ROLL CALL						
NAPOLITANO <i>Chairman</i>		ZWERG <i>Vice Chairman</i>	KEMPIAK	HAWLEY	JIMENEZ	WRUBLIK	RIOUX
RICHARDSON <i>(Alternate)</i>		STAFFORD <i>(Alternate)</i>					
3.	APPROVAL OF MINUTES FROM FEBRUARY 14, 2006 WORK SESSION MEETING <i>Action required: Motion</i>						
4.	APPROVAL OF MINUTES FROM FEBRUARY 14, 2006 REGULAR MEETING <i>Action required: Motion</i>						
5.	OLD BUSINESS: <i>None</i>						
6.	NEW BUSINESS:						
6A.	Subject: Sign05-05 Miller Manor Temporary Sign Package				Project Coordinator: Ian Dowdy		
	Approval of a temporary use permit for weekend directional signage and one off-site sign for the Miller Manor development which is located on the northeast corner of Miller Road and Southern Avenue. <i>Action Required: Public Hearing, discussion and motion</i>						

<b>6B.</b>	<b>Subject: A05-39 Annexation of Additional Acres for Tartesso Town Center</b>	<b>Project Coordinator: Alan Como</b>
	To approve the annexation of additional 174± acres from Maricopa County to the Town of Buckeye, and within the Tartesso Master Planned Community, generally located southeast of Van Buren St. and Sun Valley Parkway. <i>Action Required: Public Hearing, discussion and motion</i>	
<b>6C.</b>	<b>Subject: RZ05-23 Rovey Farms Rezoning</b>	<b>Project Coordinator: Adam Zaklikowski</b>
	To approve the rezoning of 140± acres from Rural Residential (RR) to Planned Residential (PR) located near the southeast corner of Yuma Road and Tuthill Road. <i>Action Required: Public Hearing, discussion and motion</i>	
<b>6D.</b>	<b>Subject: SP05-31 Sundance Crossings Site Plan</b>	<b>Project Coordinator: Adam Zaklikowski</b>
	To approve a site plan for a commercial plaza consisting of 14± acres located at the southwest corner of Yuma Road and Dean Road. <i>Action Required: Public Hearing, discussion and motion</i>	
<b>6E.</b>	<b>Subject: SP05-28 The Mercado Site Plan</b>	<b>Project Coordinator: Adam Zaklikowski</b>
	To approve the site plan for a shopping plaza on 75± acres located at the southeast corner of Airport Road and Interstate 10. <i>Action Required: Public Hearing, discussion and motion</i>	
<b>6F.</b>	<b>Subject: PP05-39 Preliminary Plat for Vista Del Sol</b>	<b>Project Coordinator: Alan Como</b>
	To approve a 152.6± acre Preliminary Plat consisting of 540 single family lots located at the northwest corner of Rooks Road and Southern Ave. <i>Action Required: Public Hearing, discussion and motion</i>	
<b>6G.</b>	<b>Subject: PP05-50 Preliminary Plat for Verrado Parcels 2.101 and 2.102</b>	<b>Project Coordinator: Brian Rose</b>
	Preliminary Plat for Parcels 2.101 and 2.102 for 102 lots and 14 tracts on 22± acres, within Verrado Master Planned Community, Planning Unit III. <i>Action Required: Public Hearing, discussion and motion</i>	
<b>6H.</b>	<b>Subject: CMP04-472 Valle del Sol Community Master Plan</b>	<b>Project Coordinator: Ian Dowdy</b>
	To adopt a Community Master plan covering 311± acres generally located west of the Sun Valley Parkway between Bethany Home and Camelback Roads. <i>Action Required: Public Hearing, discussion and motion</i>	
<b>7.</b>	<b>COMMENTS FROM THE PUBLIC</b> Members of the audience may comment on non-agenda items. <i>Action required: NONE</i> <i>State Open Meetings Law does not permit the Board to discuss items not specifically on the agenda</i>	

<b>8.</b>	<b>COMMENTS FROM THE DEVELOPMENT BOARD</b>	
<b>9.</b>	<b>OTHER ITEMS FOR DISCUSSION BY DEVELOPMENT BOARD</b> <ul style="list-style-type: none"><li>■ Report on General Plan and Development Code Update Process</li><li>■ Work Session scheduled to present the Parks, Trails and Open Space Master Plan by Community Services Department and RBF Inc. on March 14, 2006.</li></ul>	
<b>10.</b>	<b>REPORTS FROM STAFF</b> <i>CDD Director's Report</i>	
<b>11.</b>	<b>ADJOURNMENT</b> <i>Action required: Motion</i>	